

February 1, 2023

Minutes of February 1, 2023, Administrative Review Hearing, held in the Weber County Planning Division Office, 2380 Washington Blvd., Suite 240, Ogden UT, commencing at 4:00 p.m.

Staff Present: Rick Grover, Planning Director; Tammy Aydelotte, Planner; June Nelson, Secretary

- 1. Minutes: January 18, 2023** -Minutes approved as presented
- 2. Administrative Items**

2.1 File No.: LVR122022 – Request for final approval of Ropelato Estates Subdivision, a one-lot subdivision located in the A-1 zone, at approximately 4204 W 1400 South, Ogden UT, 84401. This proposed subdivision includes road dedication along 1400 South Street. **Planner: Tammy Aydelotte.**

The Planning Division is recommending approval of the request for Ropelato Estates Subdivision, a one-lot subdivision located in the A-1 zone.

The proposed subdivision is in the Agricultural A-1 Zone located at approximately 4204 W. 1400 S., Ogden, UT, 84401 and is 1.24 acres. The proposed subdivision and lot configuration meet all other applicable subdivision requirements as required in the Uniform Land Use Code of Weber County (LUC).

Director Grover noticed that there are some buildings that cross lot boundaries. Tammy Aydelotte stated: Per direction of County Commissioners, Planning will not require removal of buildings prior to recording. Removal will have to occur prior to change of ownership.

Staff recommends approval of the Ropelato Estates Subdivision, a one-lot subdivision consisting of 1.24 acres, located at approximately 4204 W 1400 S, Ogden, UT, 84401. This recommendation is subject to all review agency requirements, and based on the following findings:

- 1. The proposed subdivision conforms to the Western Weber General Plan.**
- 2. With the recommended conditions, the proposed subdivision complies with all previous approvals and the applicable County ordinances.**

Administrative final approval of Ropelato Estates Subdivision, a one-lot subdivision located in the A-1 zone, at approximately 4204 W 1400 S, Ogden UT, 84401 is hereby granted based upon its compliance with the Weber County Land Use Code. This approval is subject to the requirements of applicable review agencies and the conditions of approval listed in this staff report.

Date of Administrative Approval: Wednesday, February 1, 2023

Approved by Rick Grover

Rick Grover
Weber County Principal Planner

This item stands approved.

Adjourned – 4:09

Respectfully Submitted,

June Nelson

Lead Office Specialist